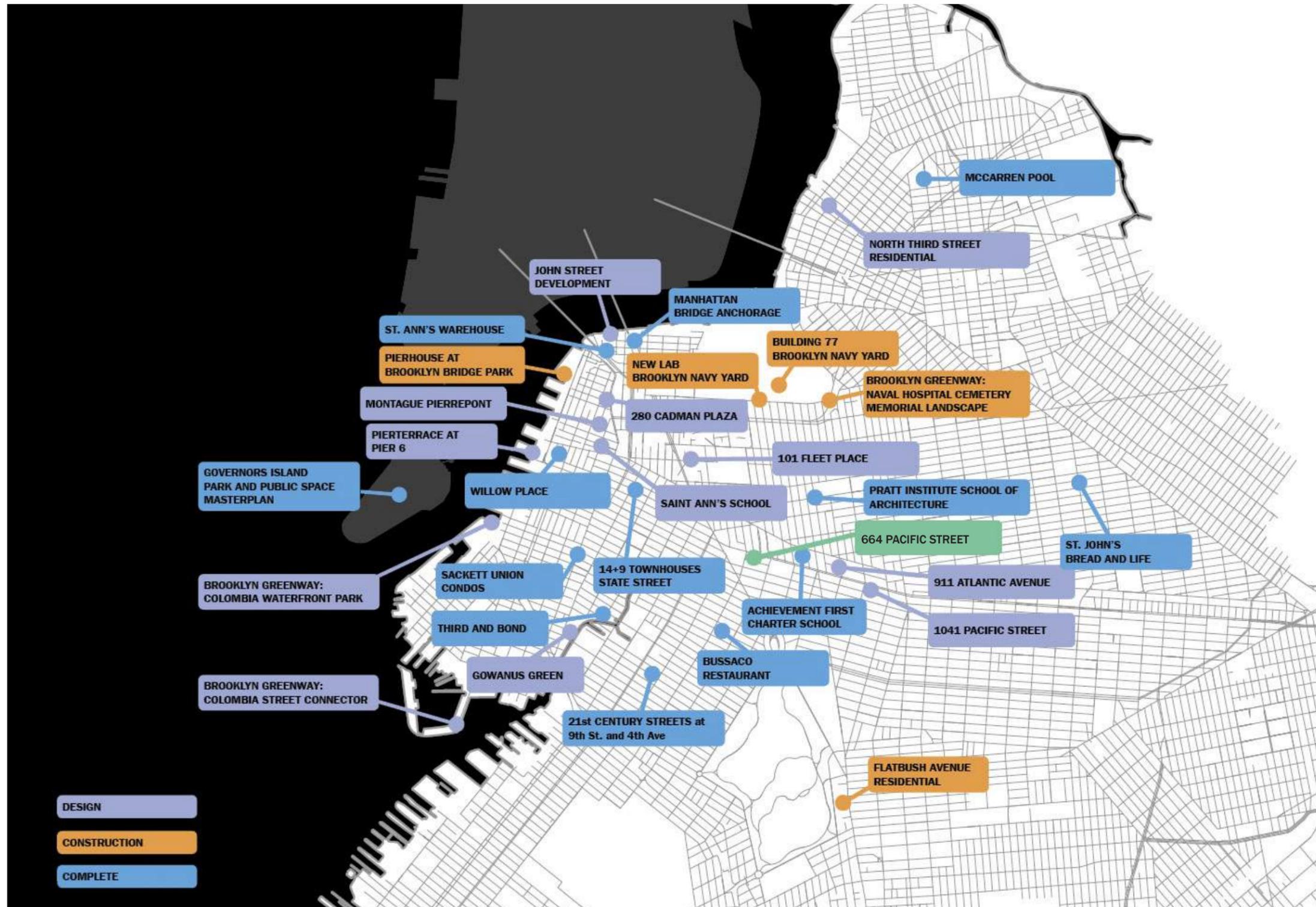


PACIFIC PARK  
664 PACIFIC STREET

**Marvel** Architects

DECEMBER 9, 2015

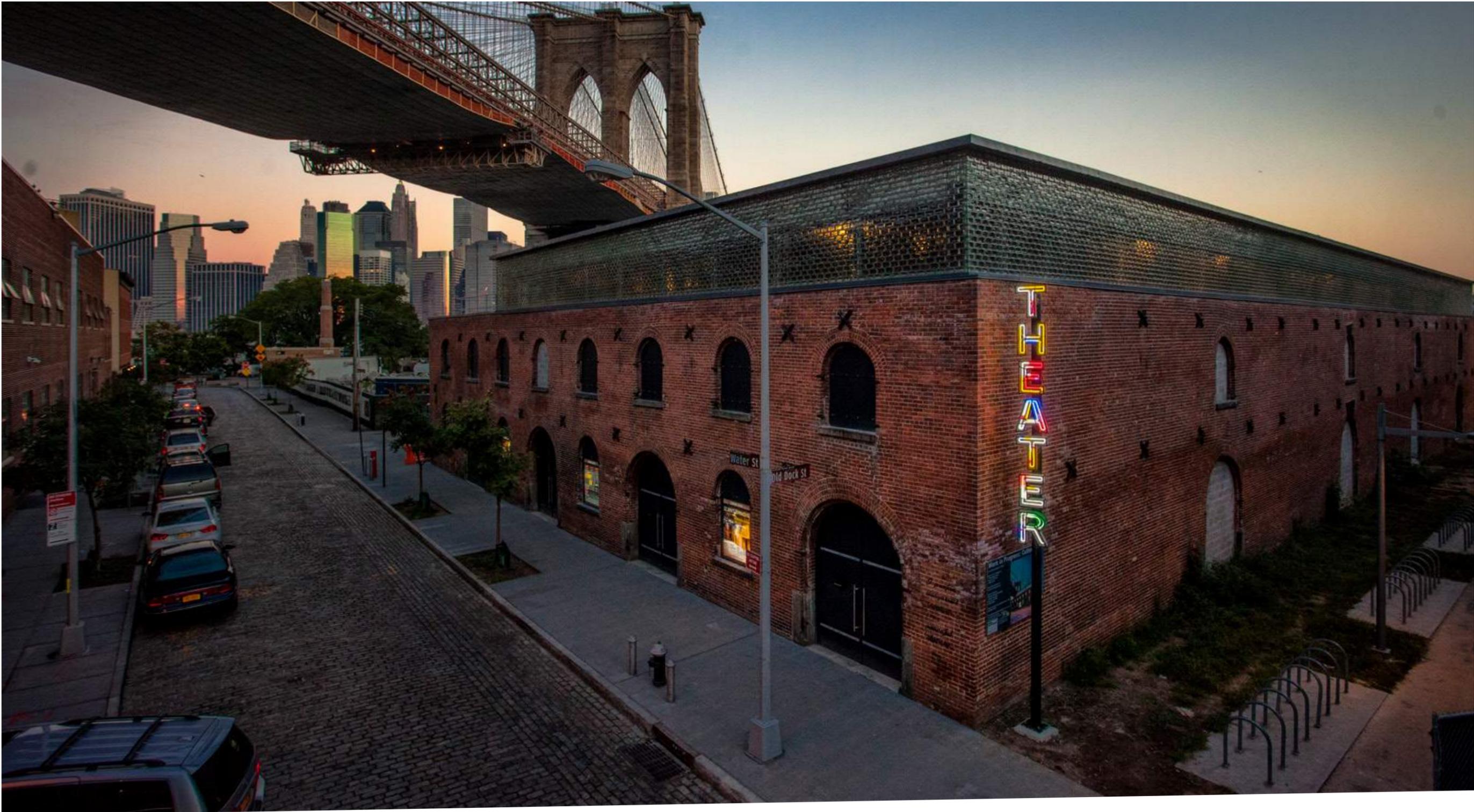
# MARVEL ARCHITECTS - PROJECTS IN BROOKLYN



MARVEL ARCHITECTS - ACHIEVEMENT FIRST ENDEAVOR CHARTER SCHOOL (WAVERLY)



MARVEL ARCHITECTS - ST. ANN'S WAREHOUSE



# MARVEL ARCHITECTS - SAINT ANN'S SCHOOL



# MARVEL ARCHITECTS - 14+9 TOWNHOUSES (STATE STREET)



MARVEL ARCHITECTS - THIRD AND BOND



# MARVEL ARCHITECTS - SACKETT UNION

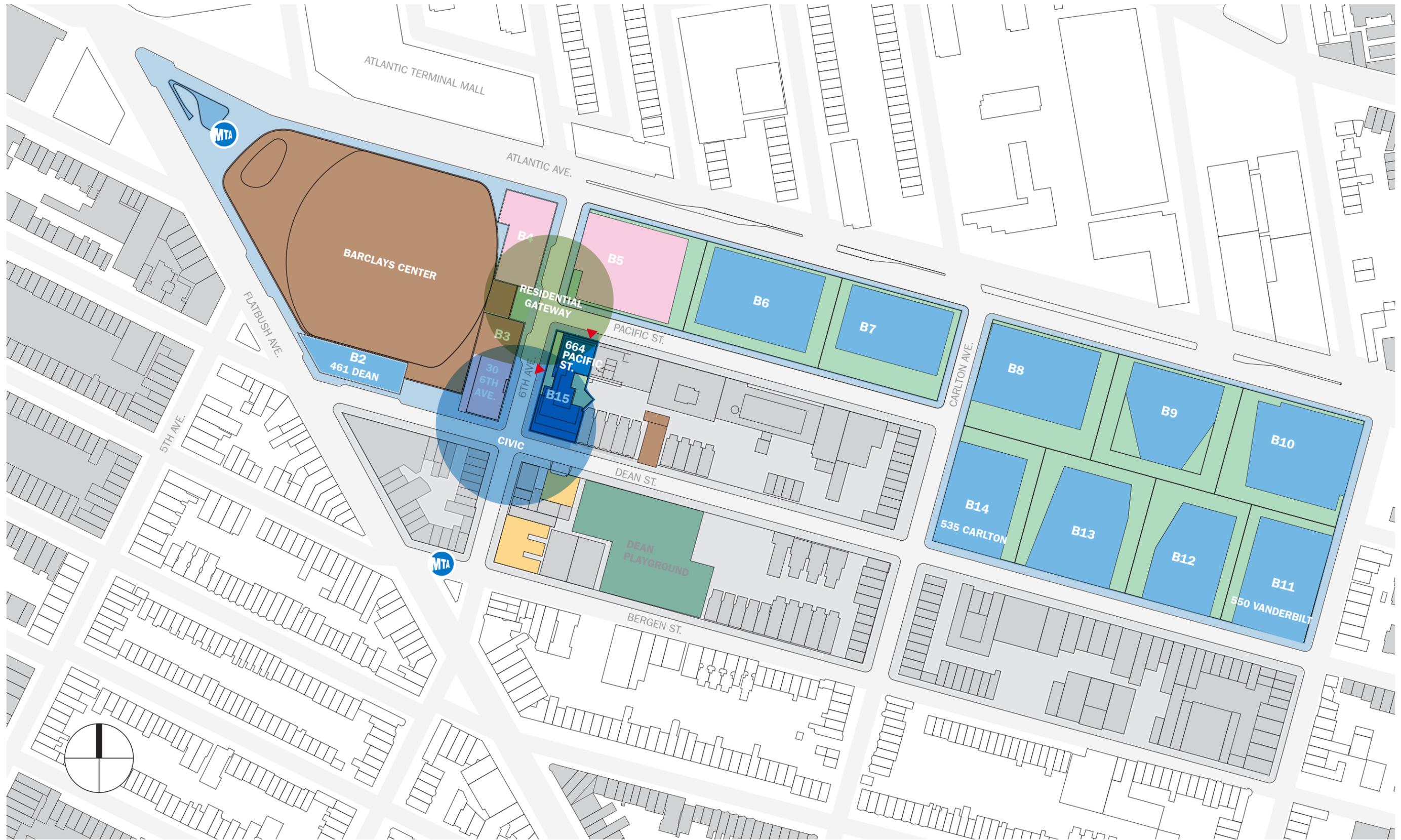


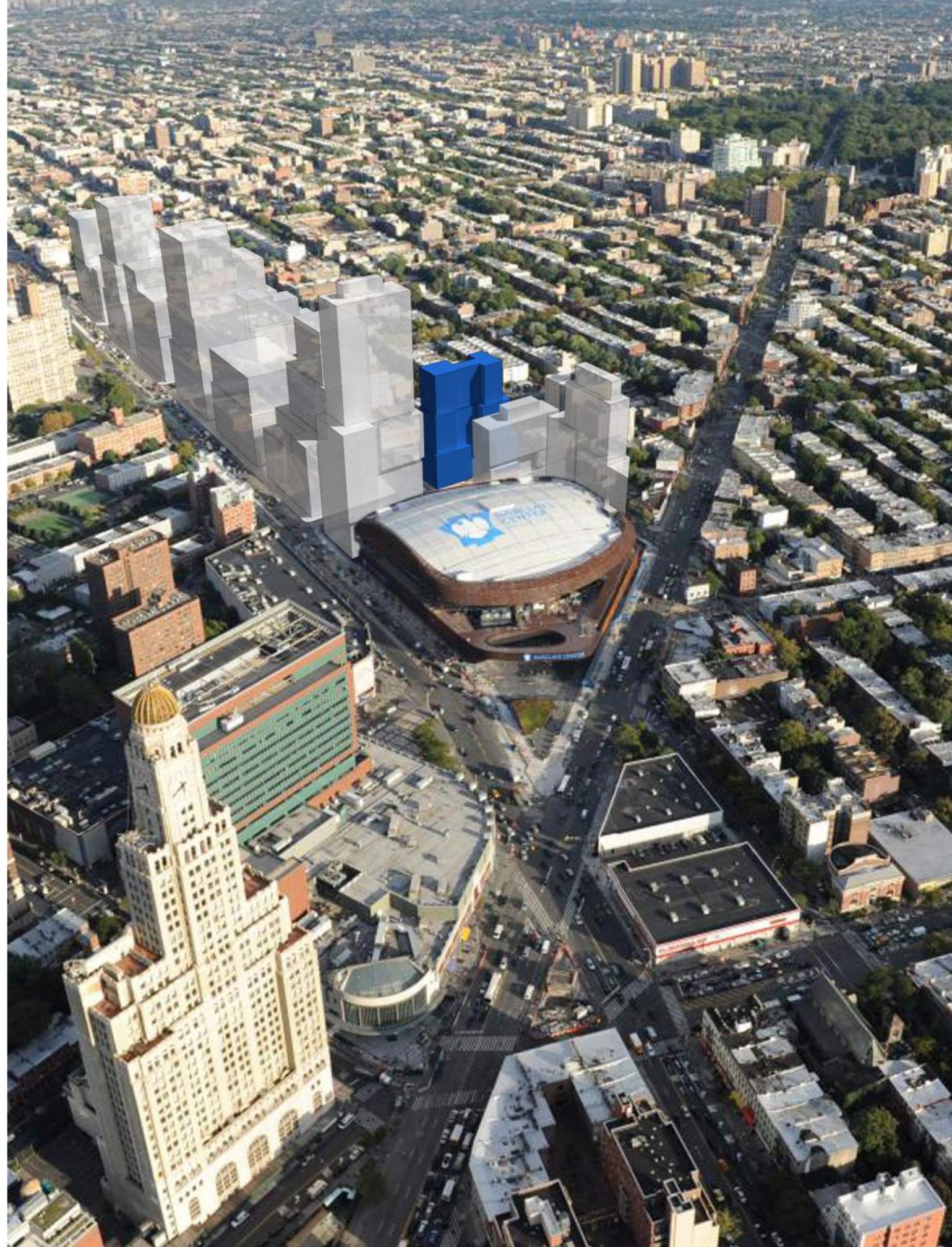
# MARVEL ARCHITECTS - THIRD AND BOND + SACKETT UNION

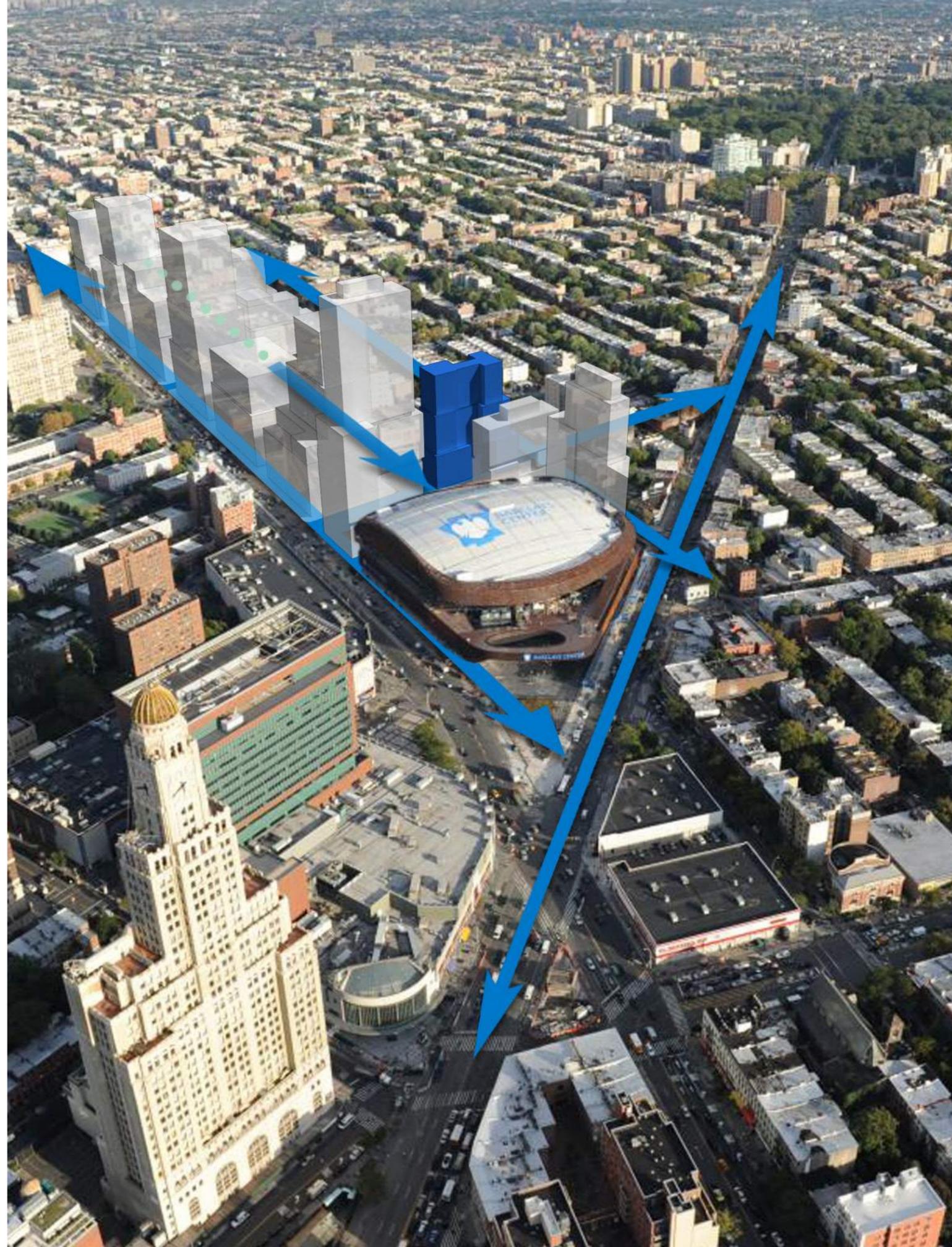


MARVEL ARCHITECTS - 626 FLATBUSH AVENUE + PRE-K SCHOOL





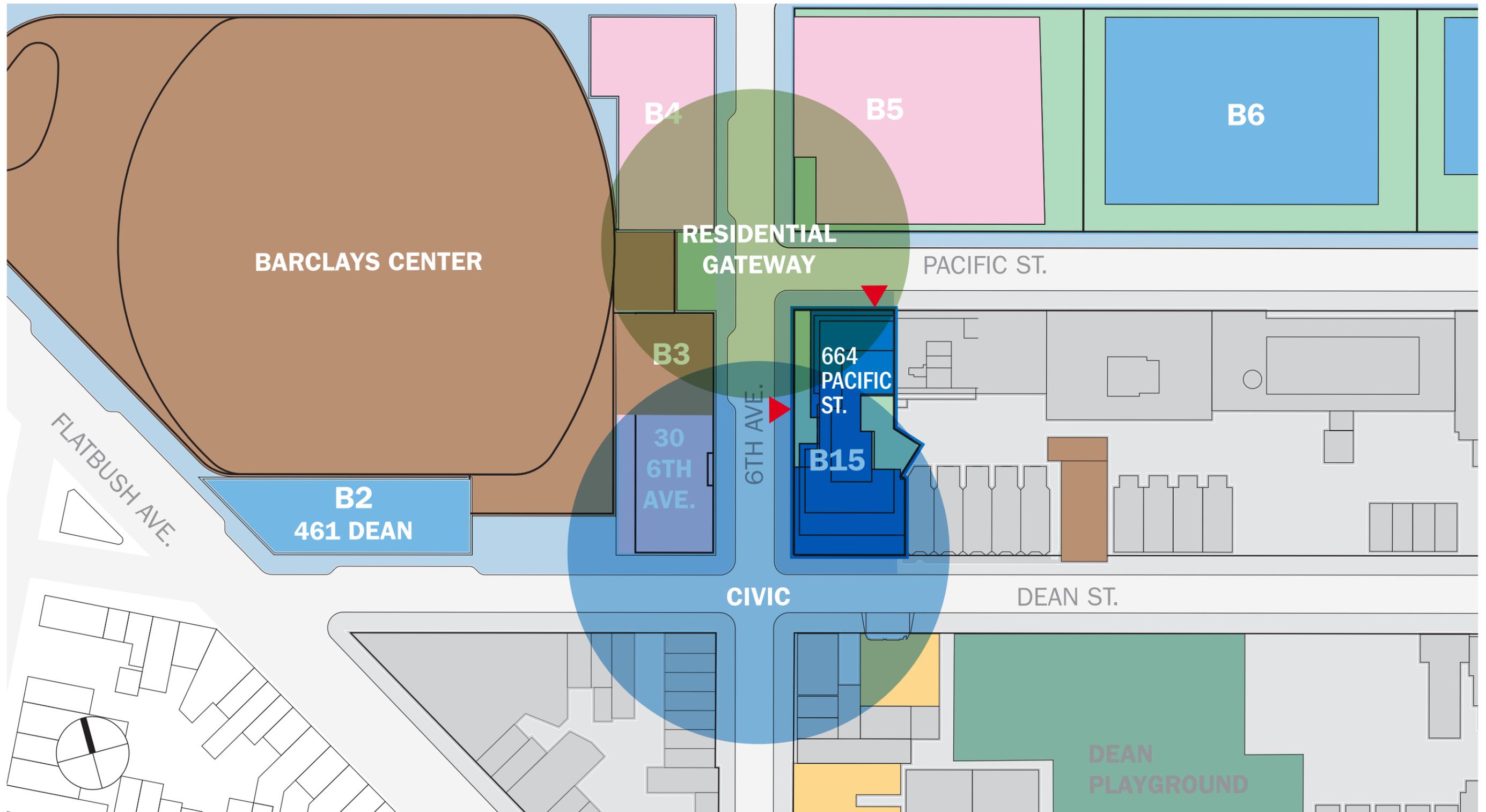




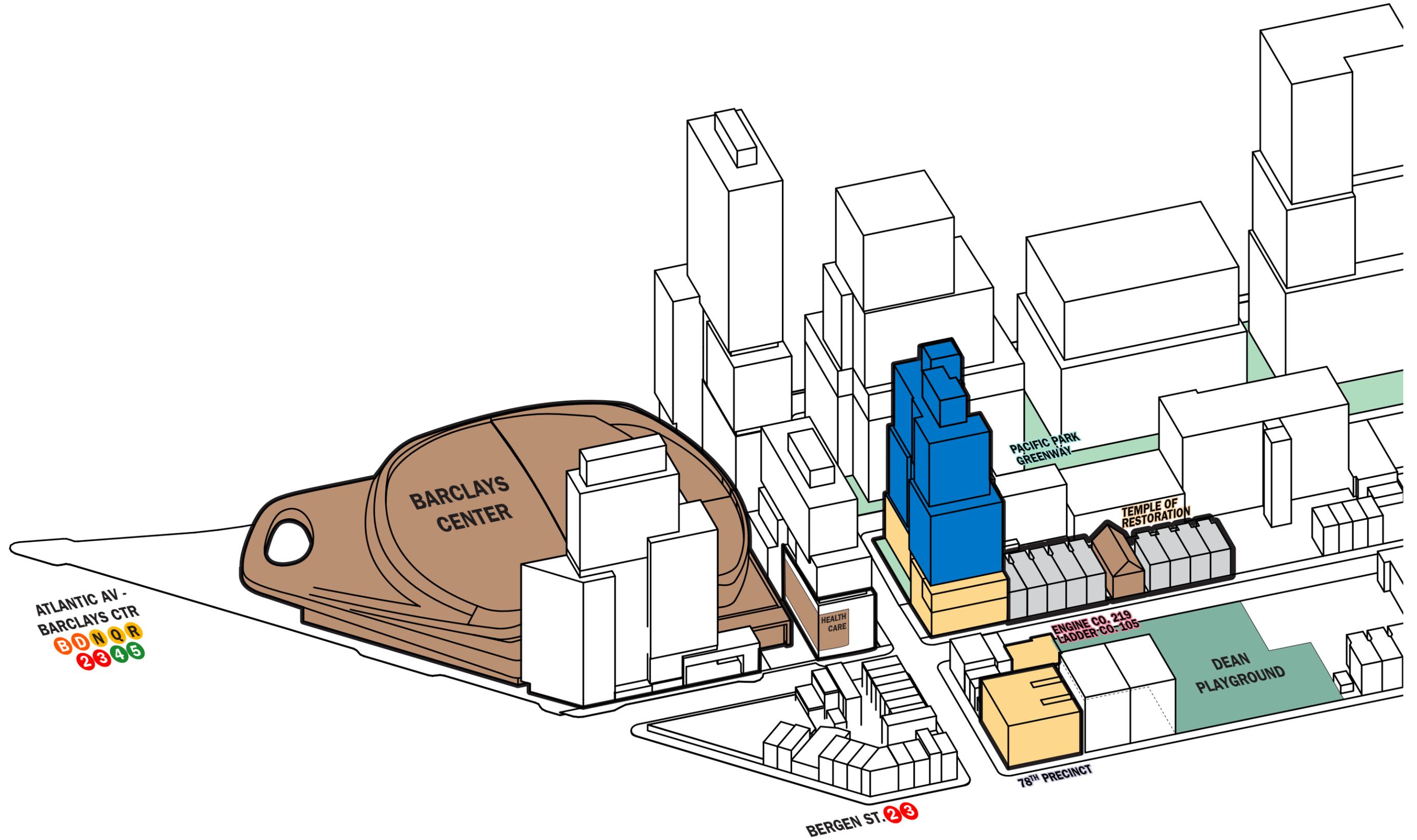




# NEIGHBORHOOD INTERSECTION - 664 PACIFIC ST.

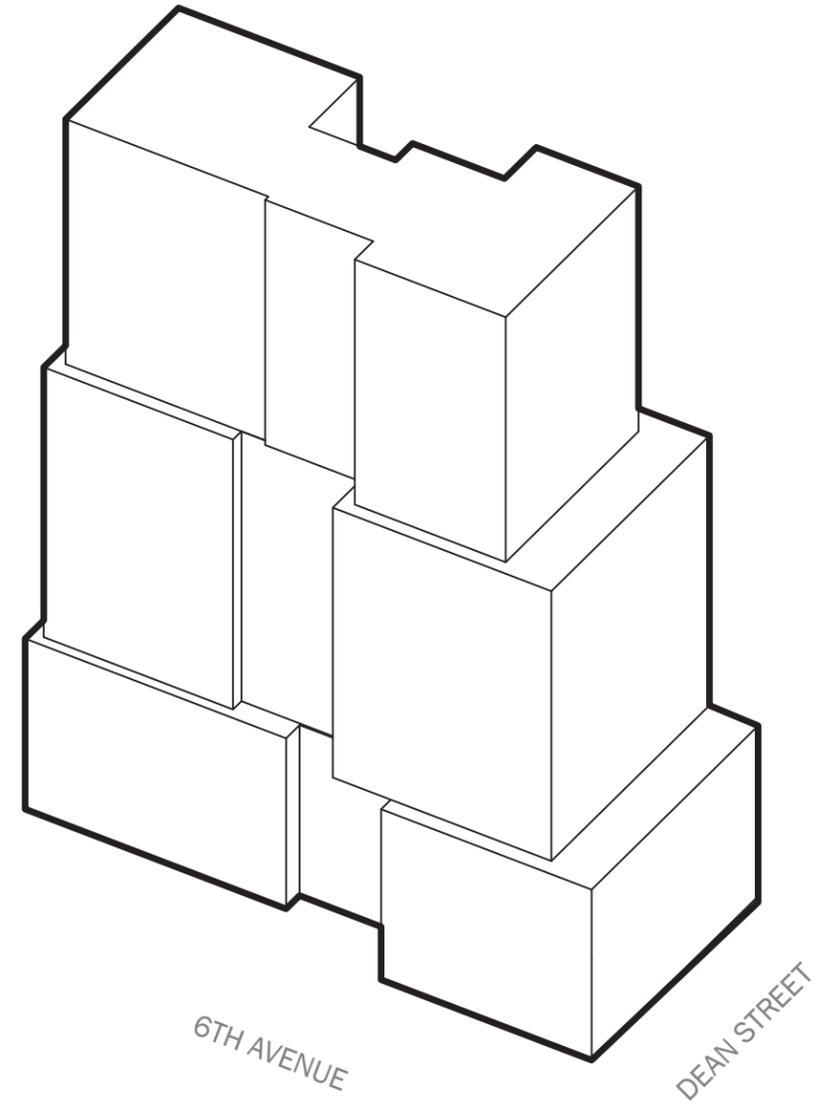
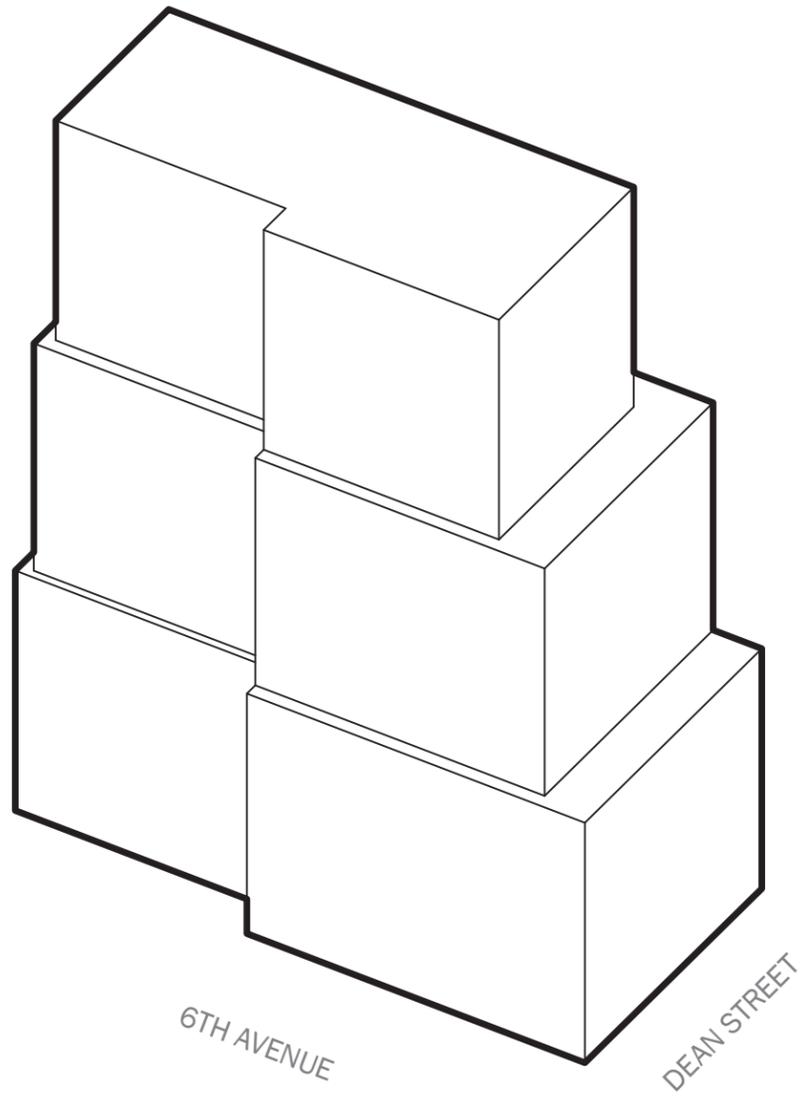


CIVIC

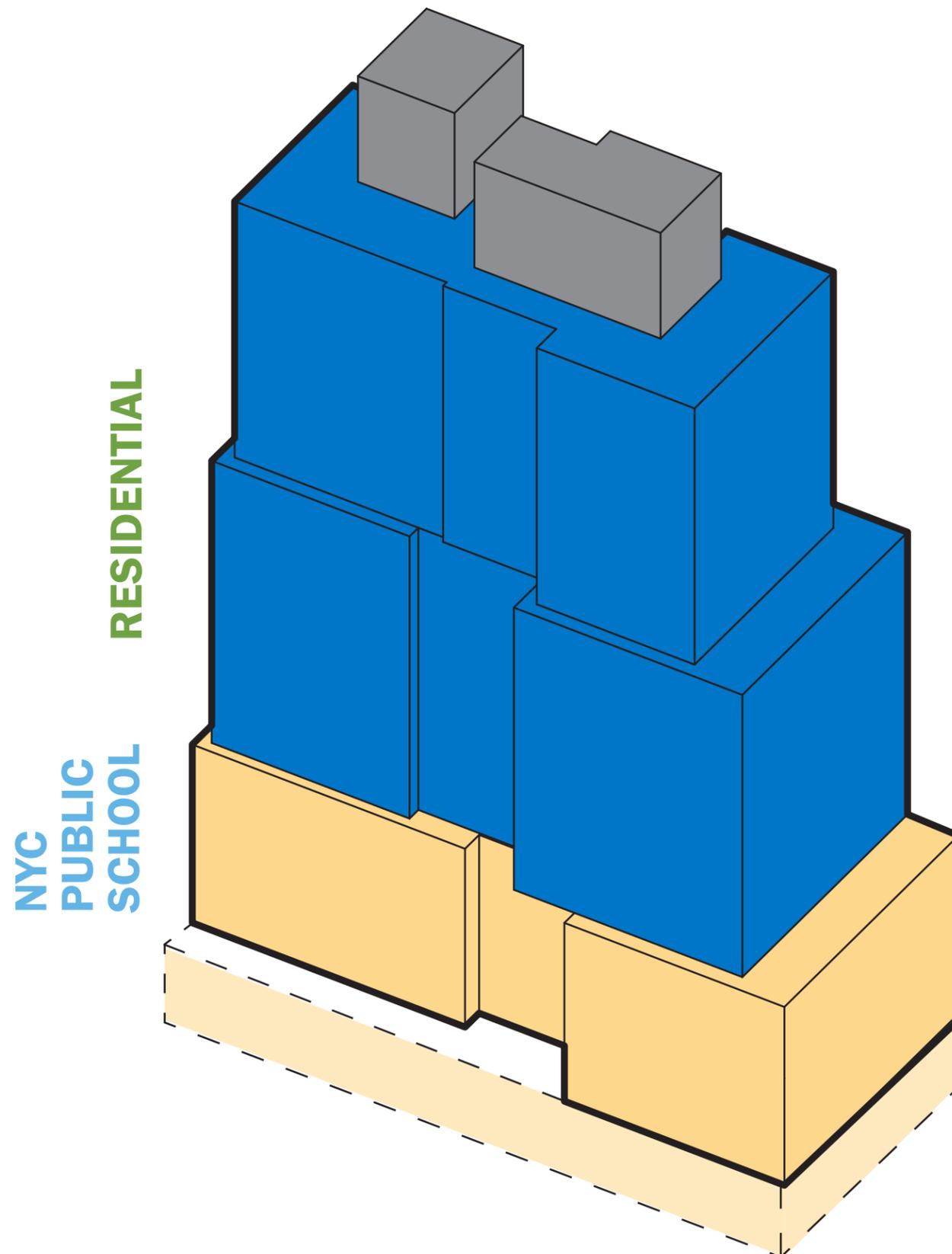


# 3 x 3 CONCEPT

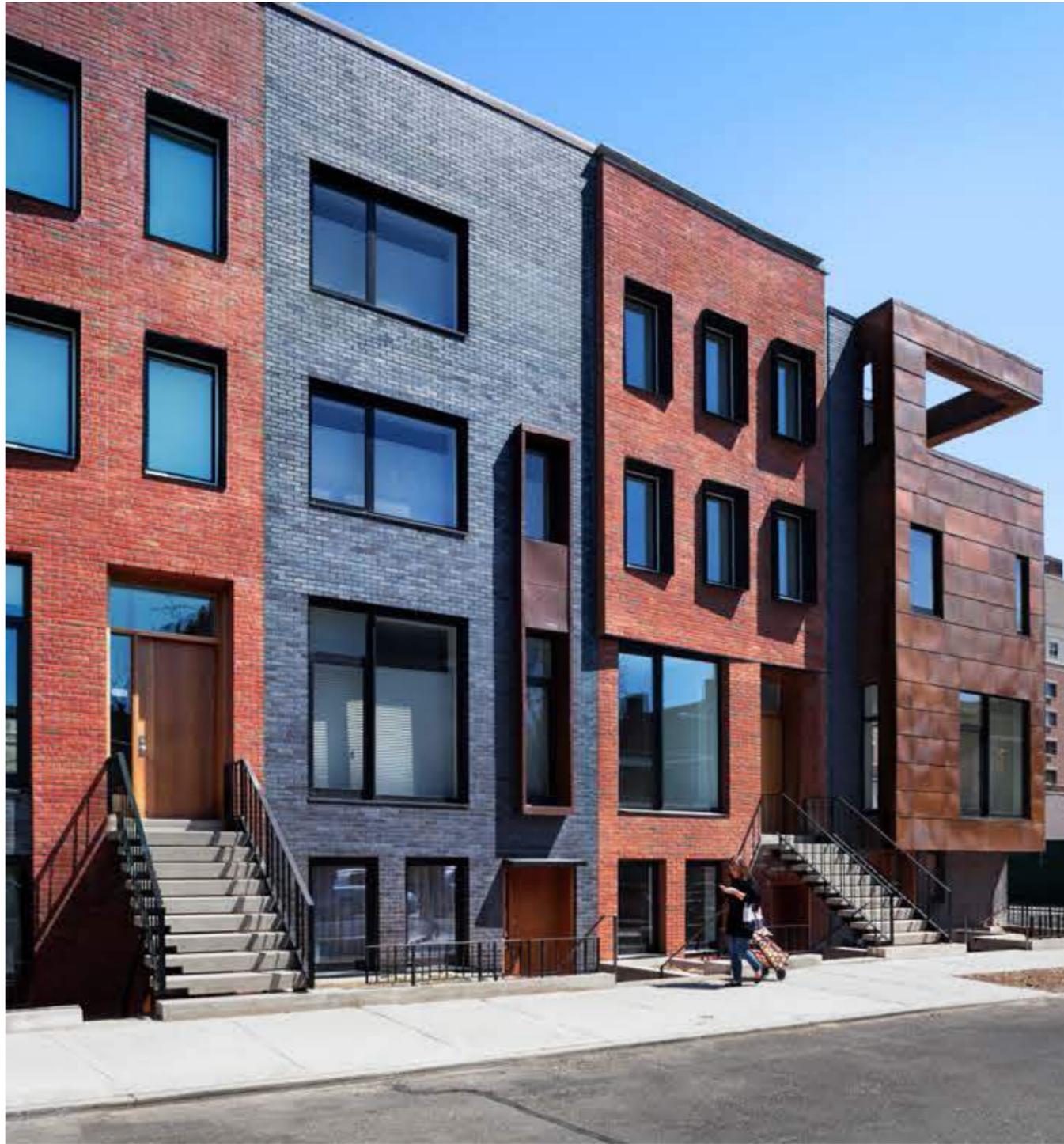
DG ZONING ENVELOPE



# PROGRAM DIAGRAM

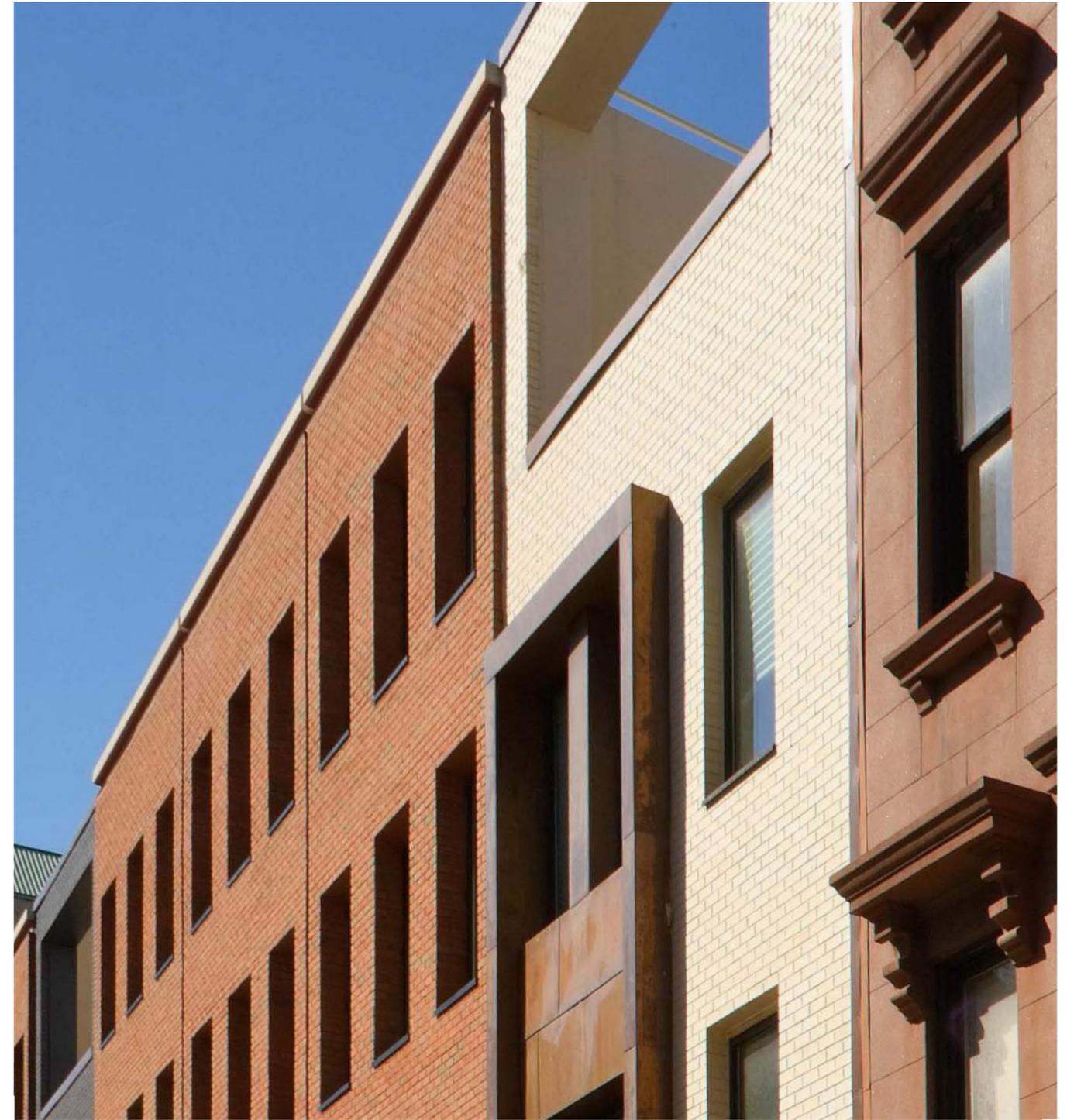


# PRECEDENTS



State Street, 9 Townhouses

Marvel Architects



State Street, 14 Townhouses

Marvel Architects

# DEAN STREET HERITAGE TEMPLE OF RESTORATION



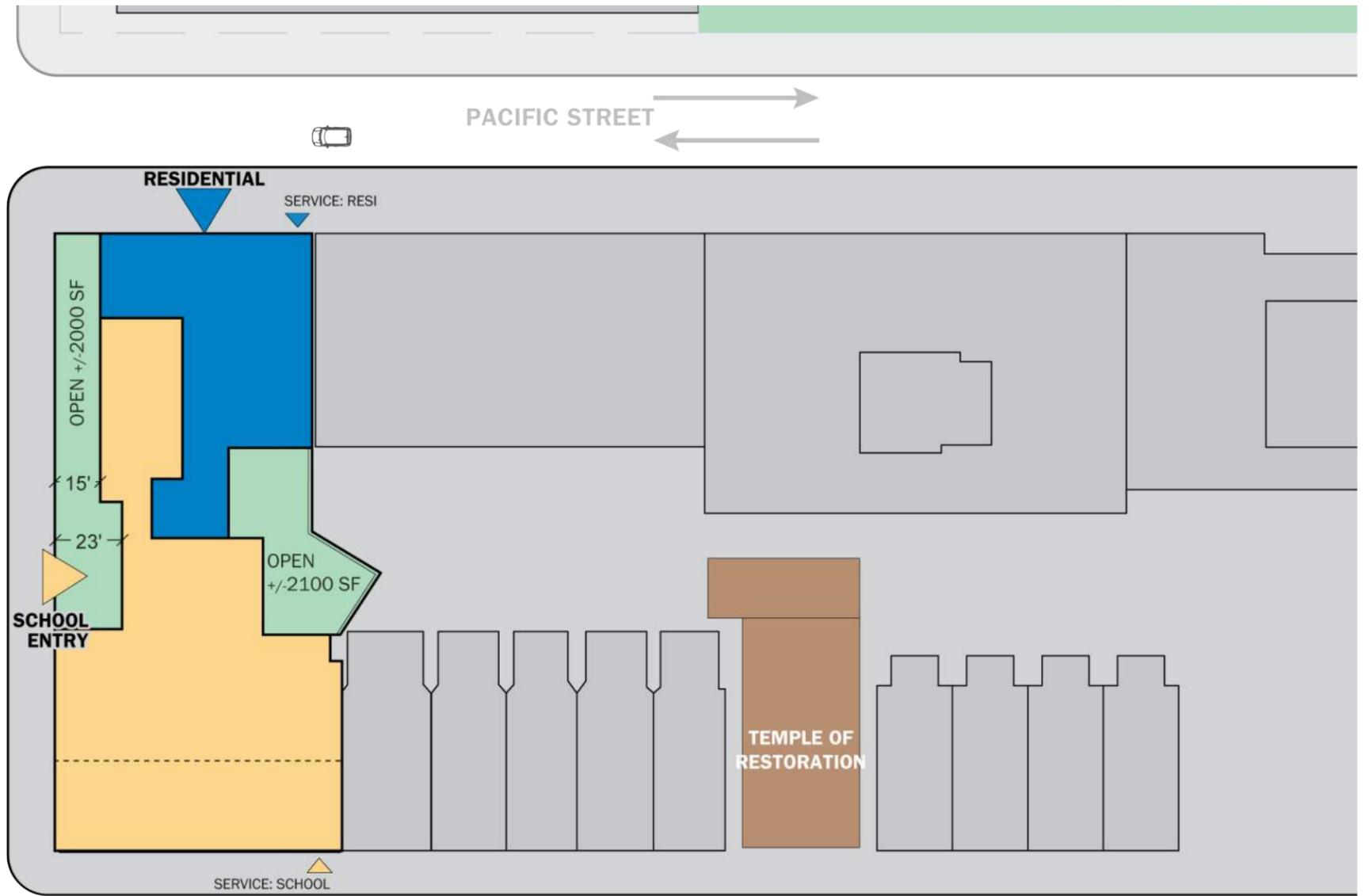
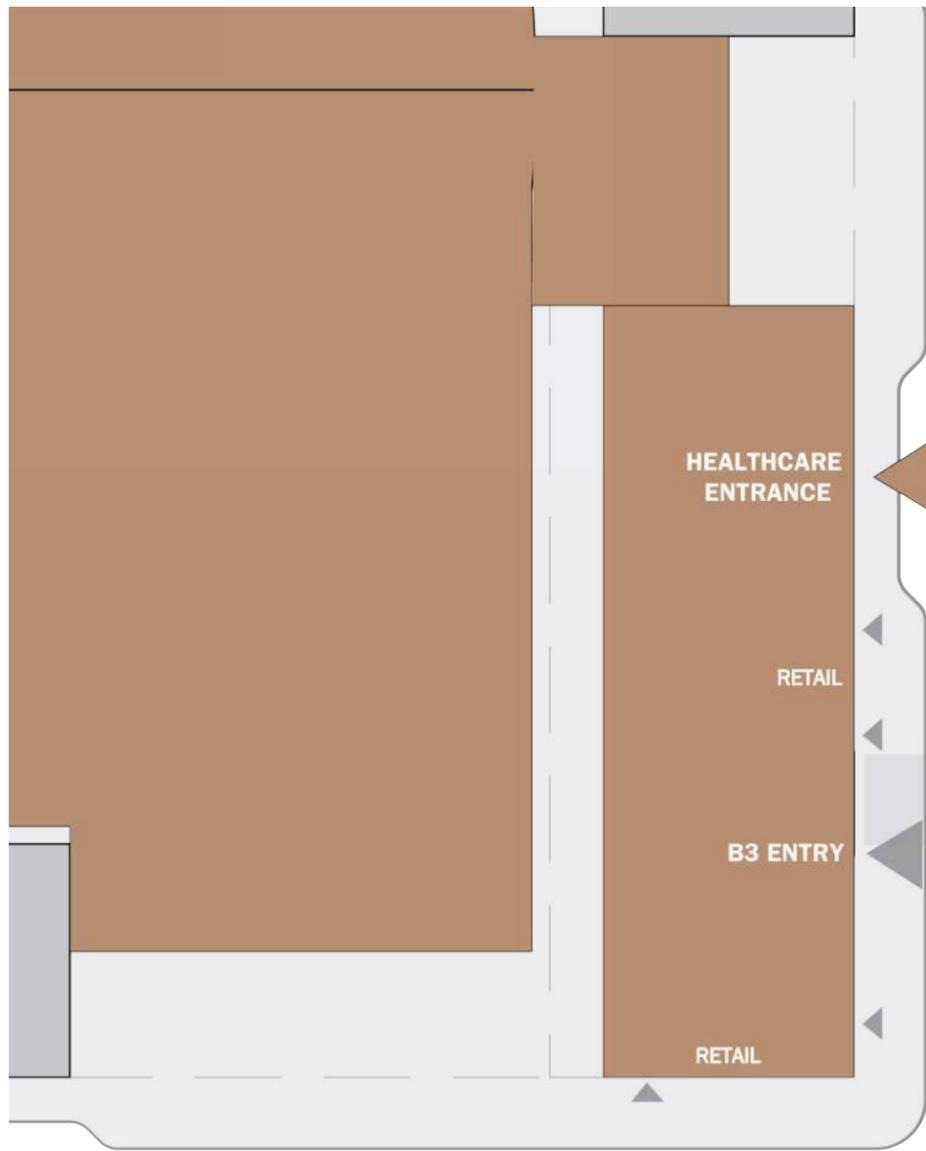
# DEAN STREET HERITAGE - TOWNHOUSES



DEAN STREET HERITAGE - BROWNSTONE TOWNHOUSES

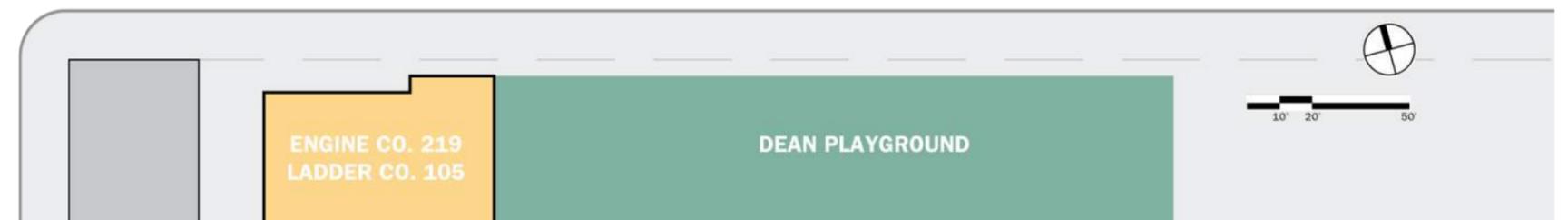
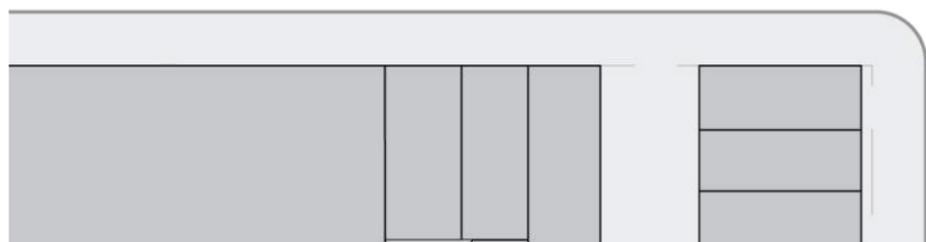


# GROUND FLOOR PLAN

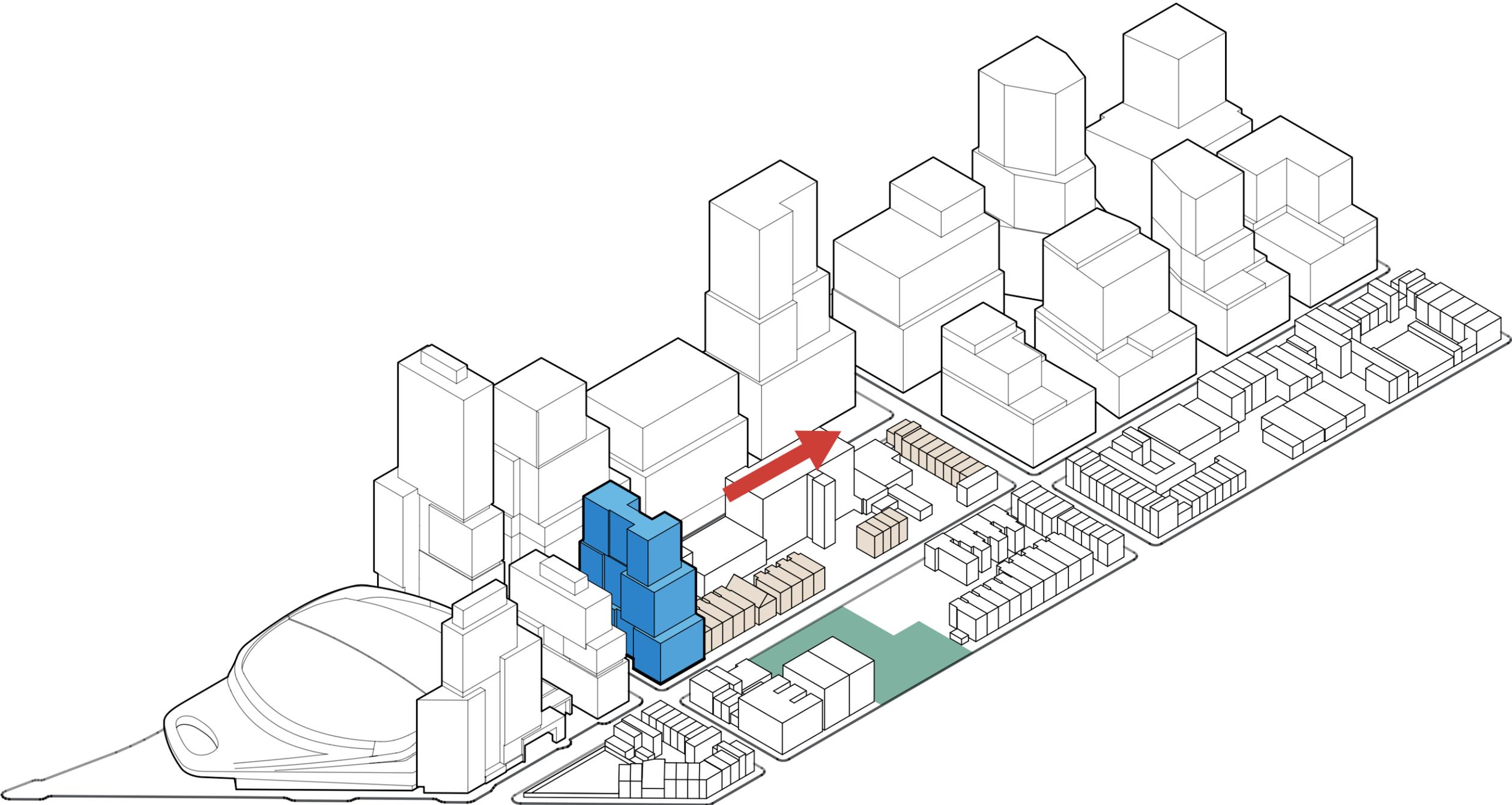


PACIFIC STREET

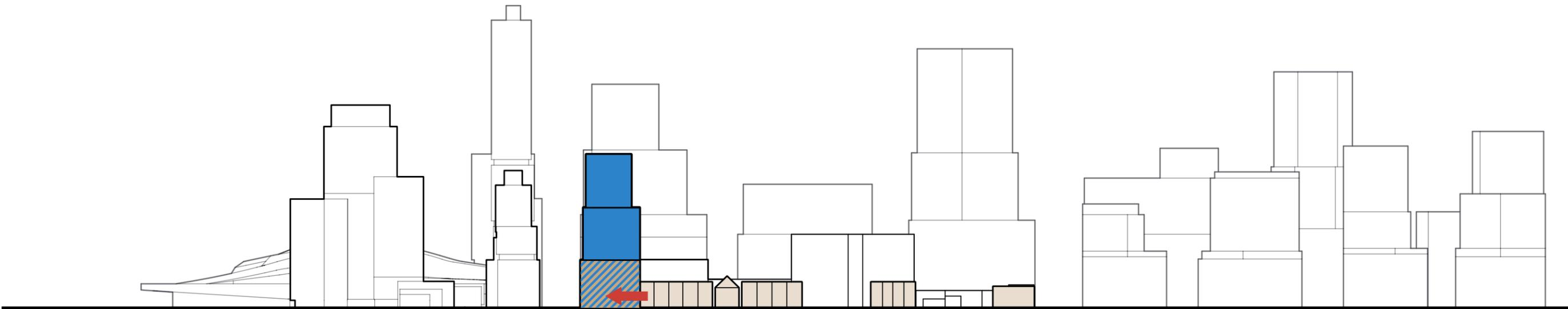
DEAN STREET



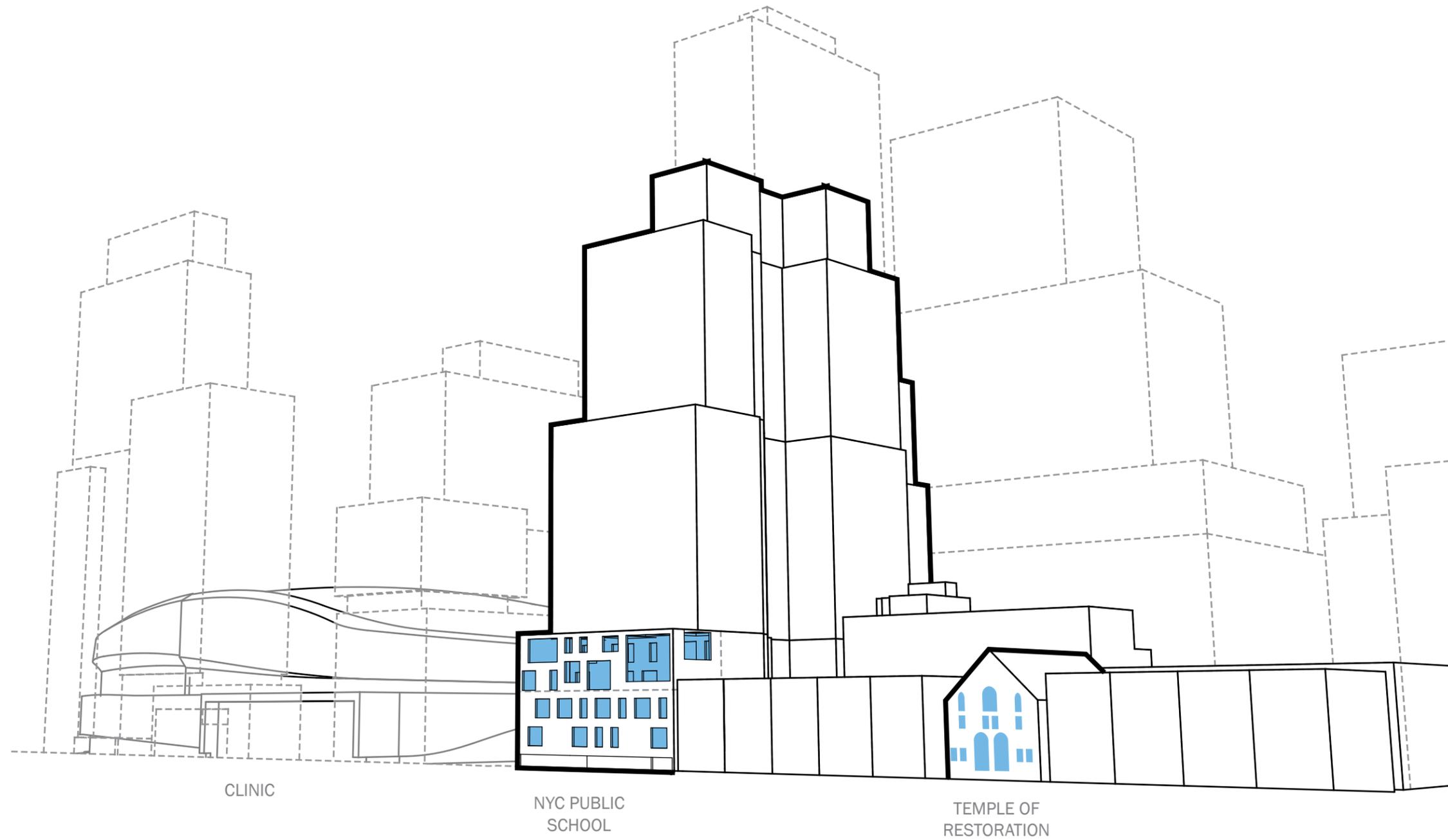
# BROWNSTONE FABRIC



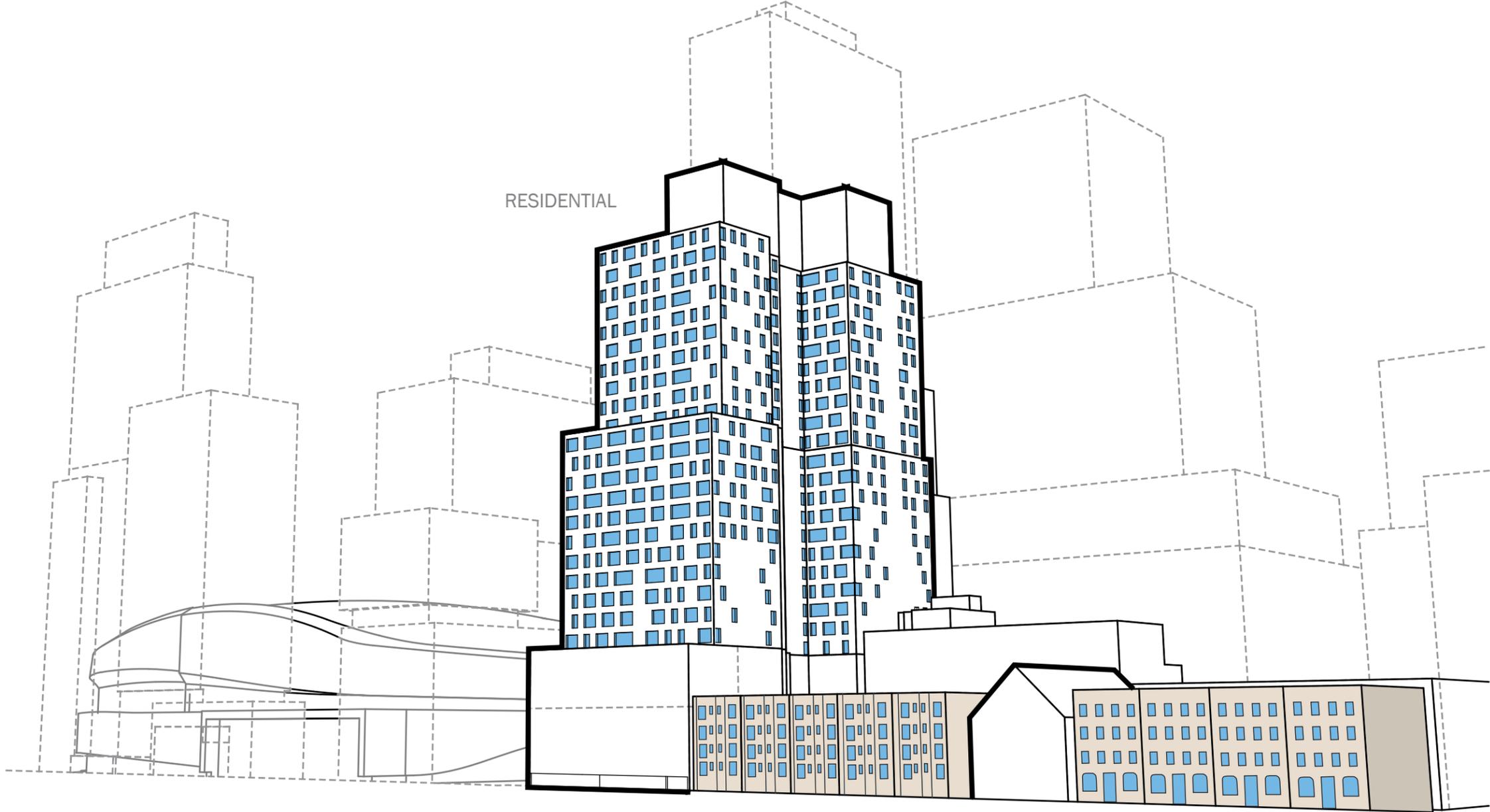
# BROWNSTONE STREET WALL



# SCHOOL FENESTRATION



# RESIDENTIAL FENESTRATION



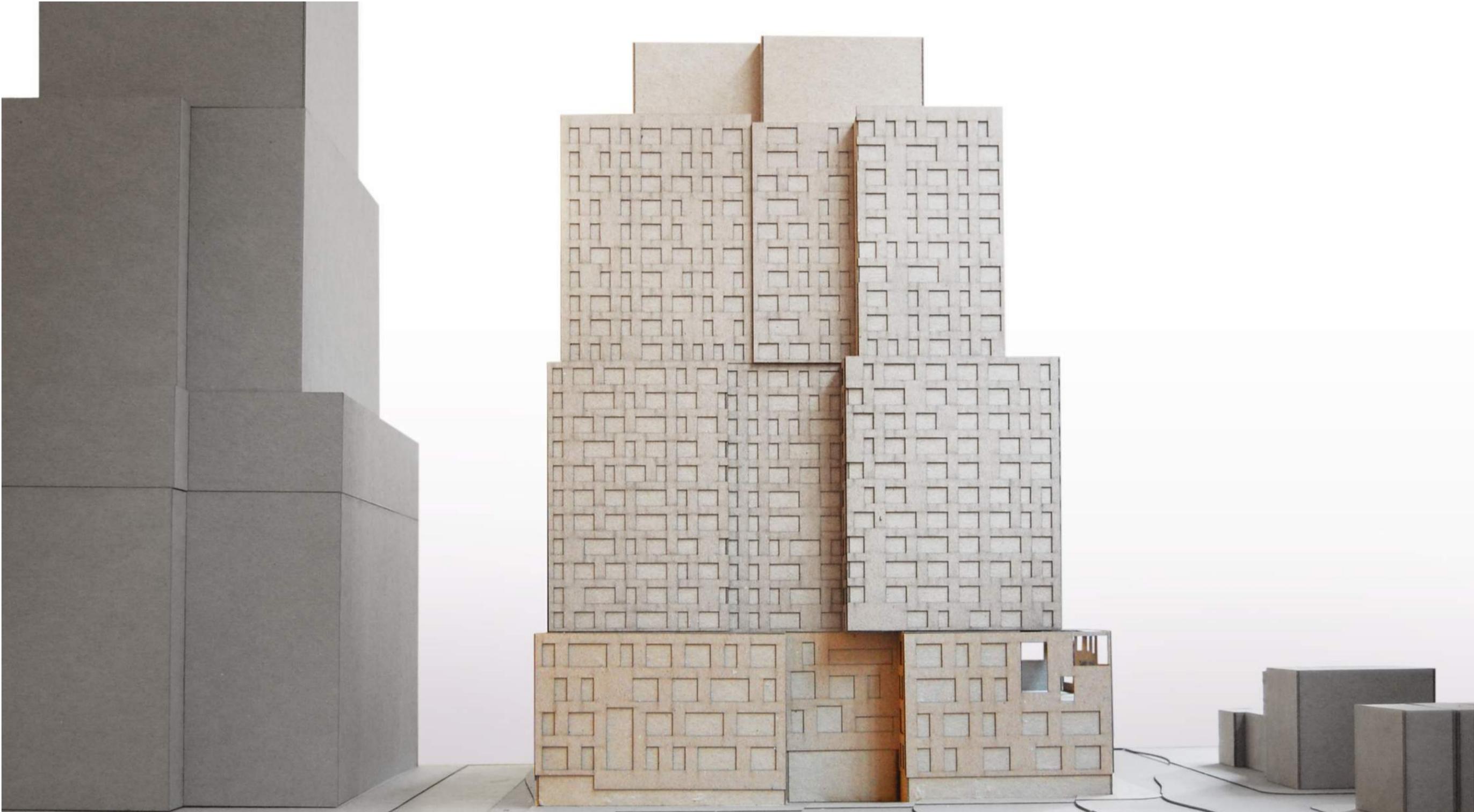
RESIDENTIAL

BROWNSTONE TOWNHOUSES

# MODEL PHOTO - DEAN STREET LOOKING NORTHWEST



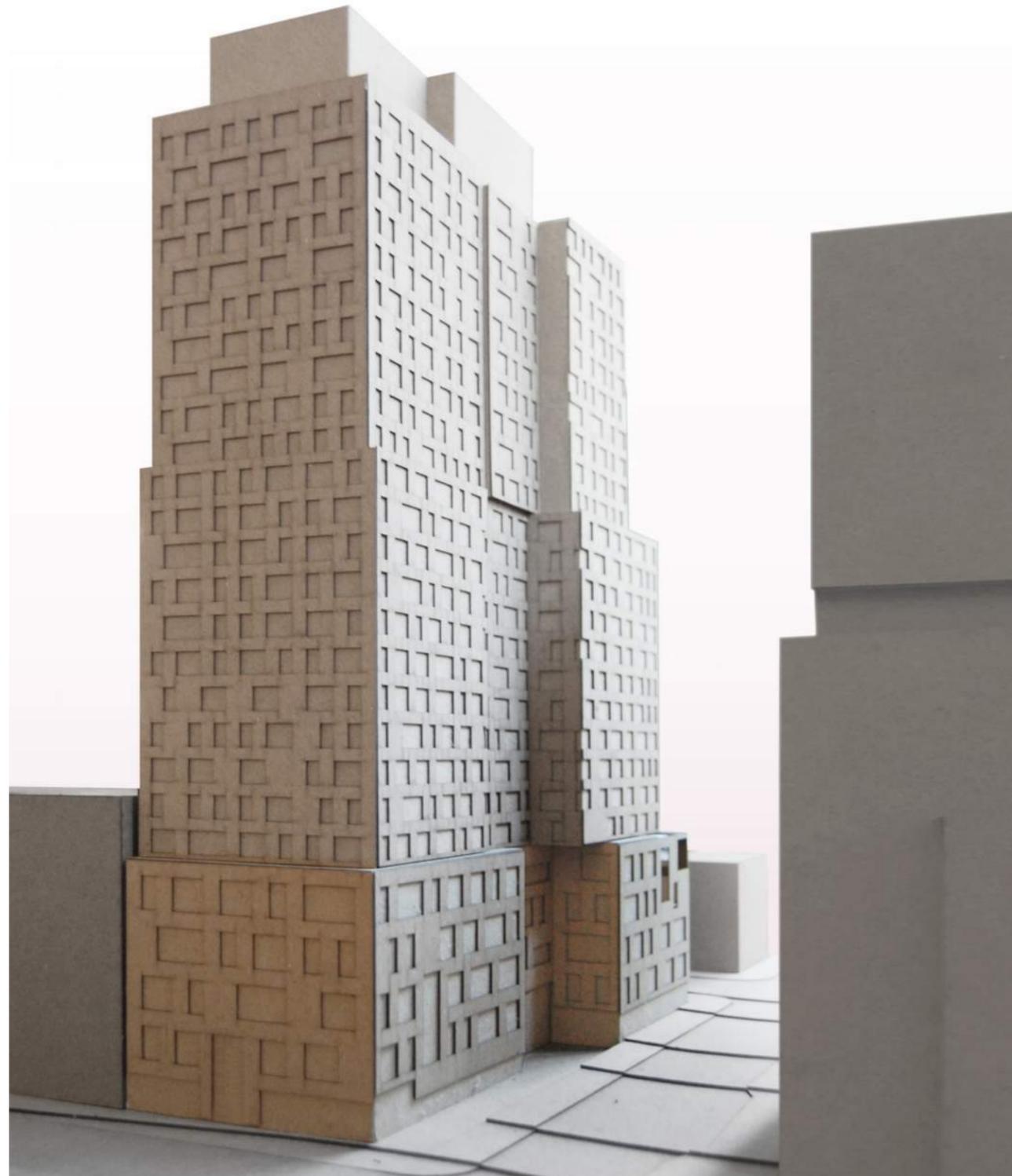
MODEL PHOTO - DEAN STREET LOOKING EAST



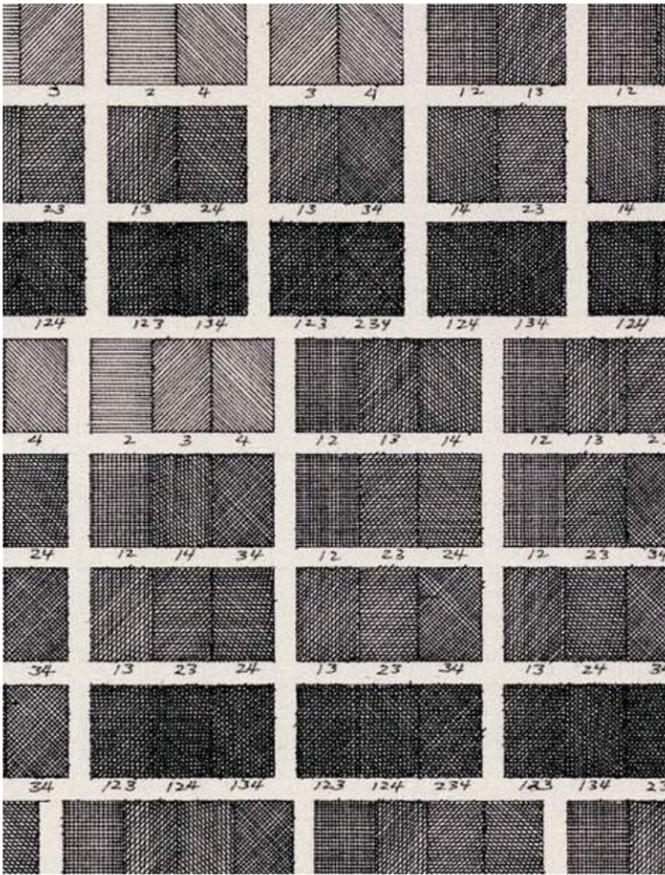
MODEL PHOTO - DEAN STREET LOOKING EAST



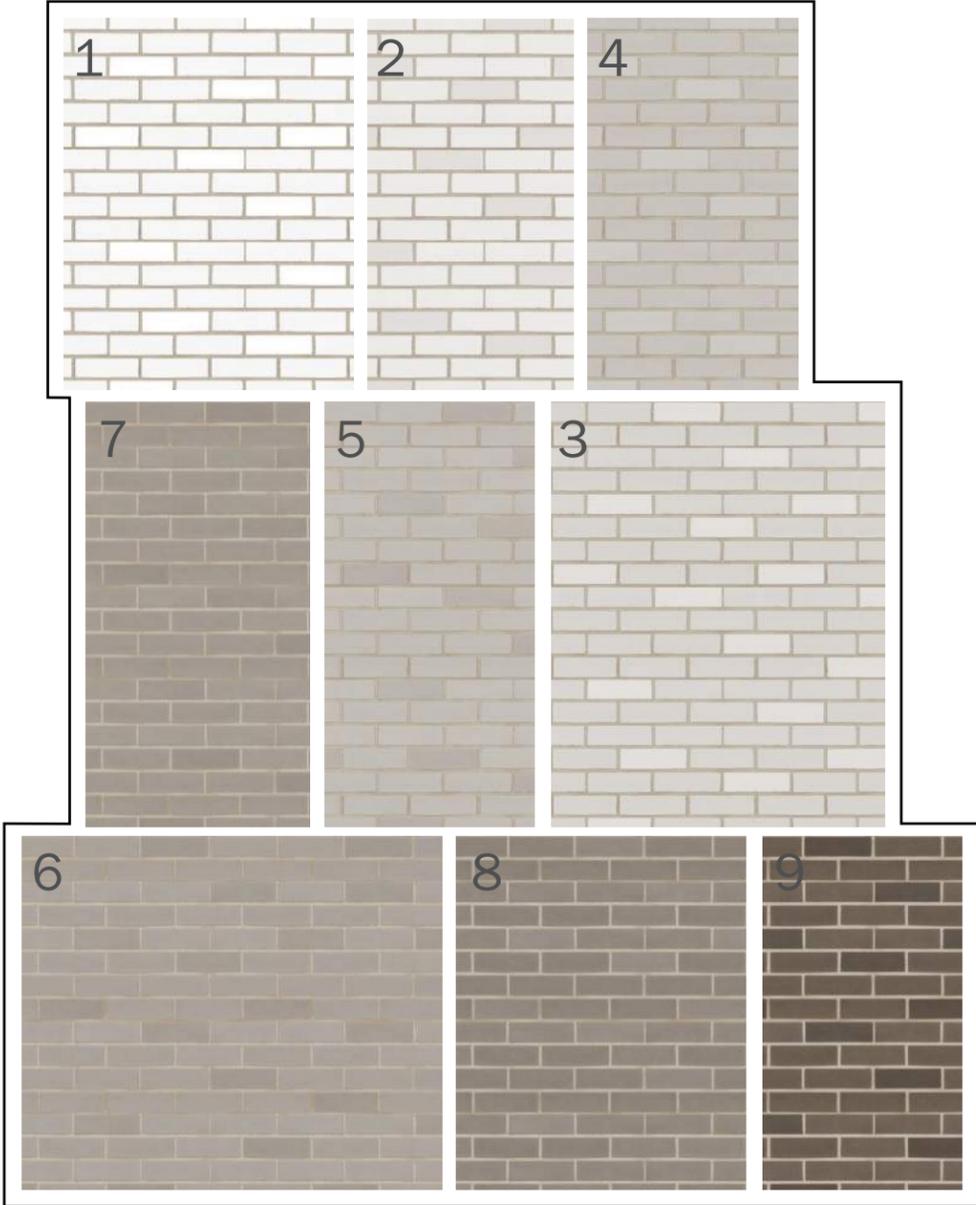
MODEL PHOTO - 6TH AVE LOOKING SOUTHEAST



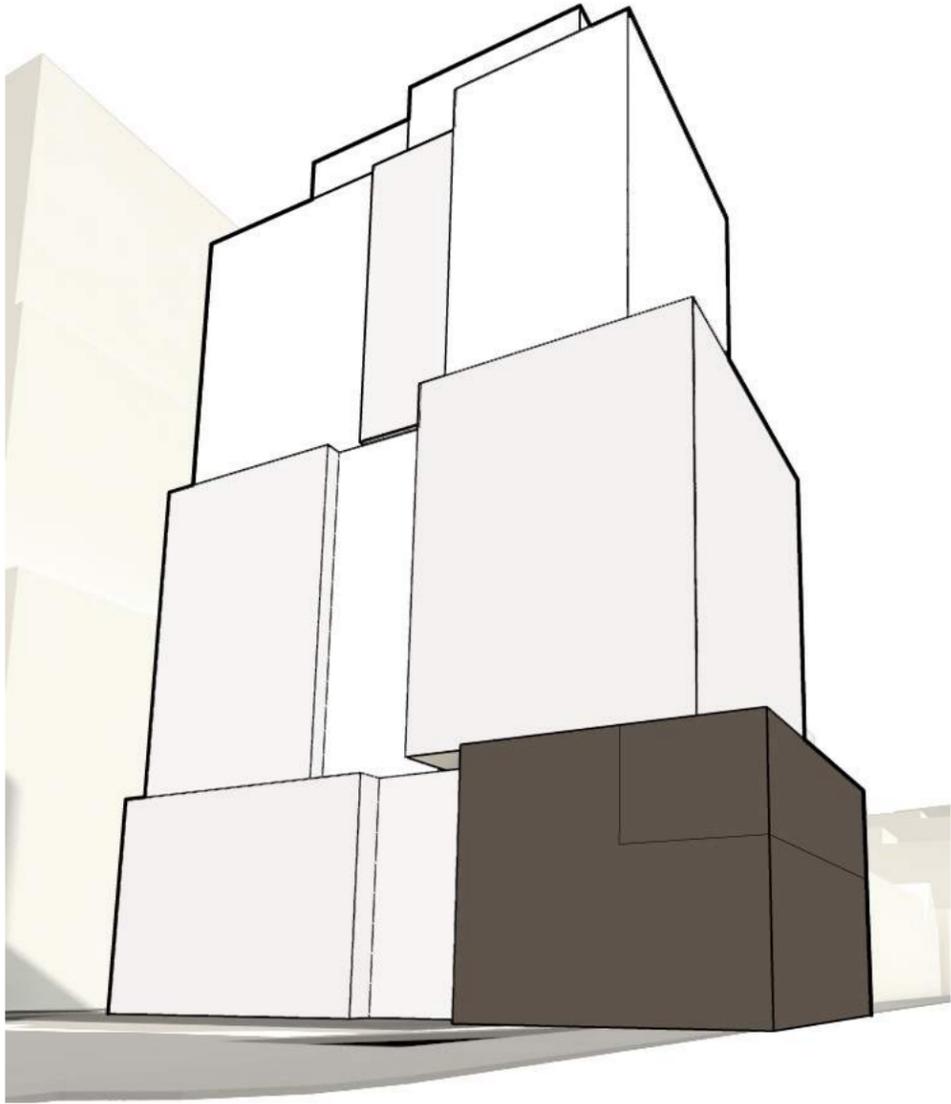
# MATERIALITY - CONCEPT



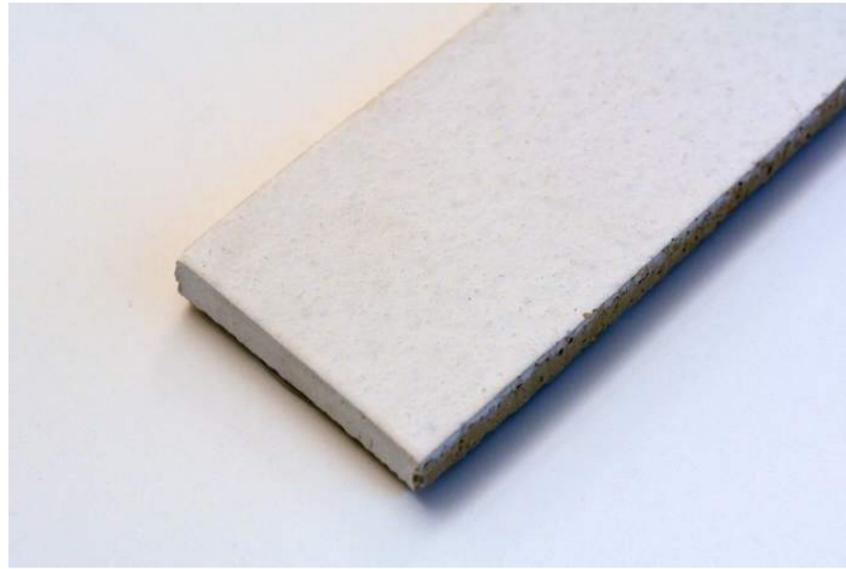
Wall Drawing #232, Sol Lewitt



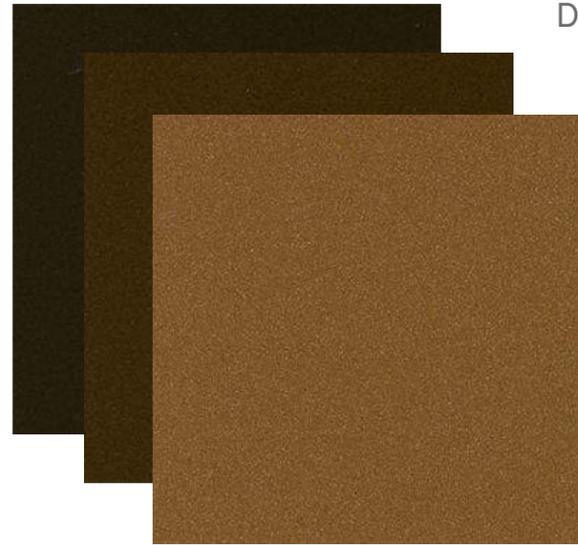
3x3



B15



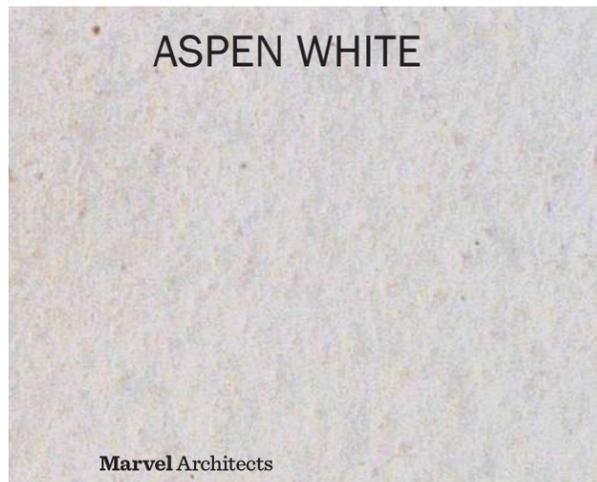
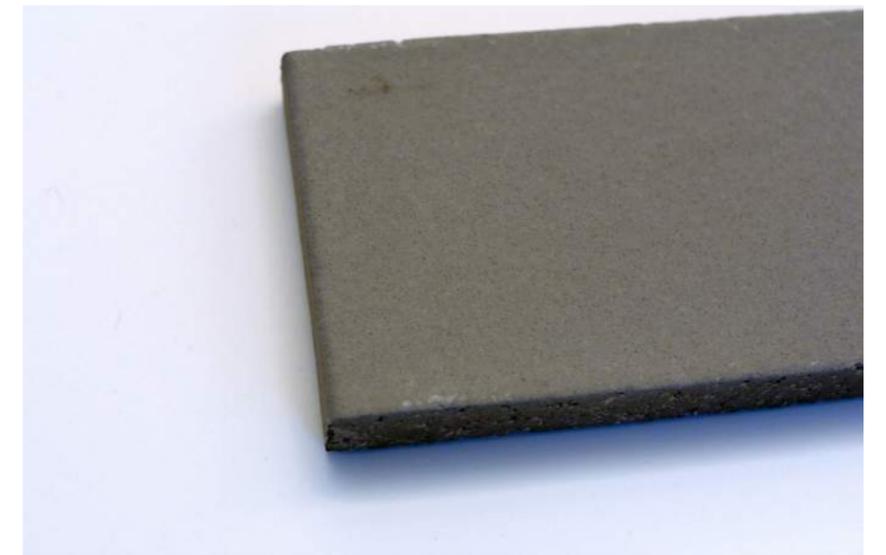
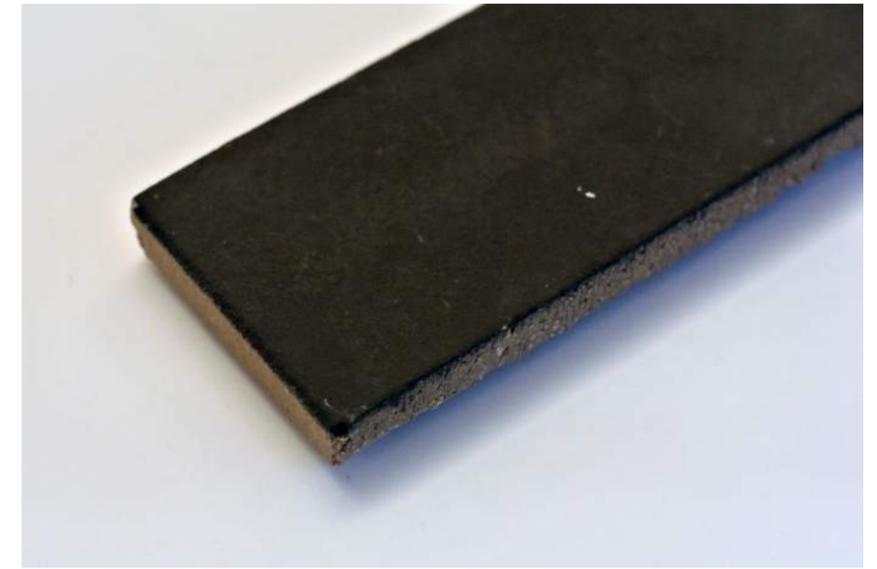
# MATERIALITY - MASONRY/METALS



DARK BRIAR

LEXUS BRONZE

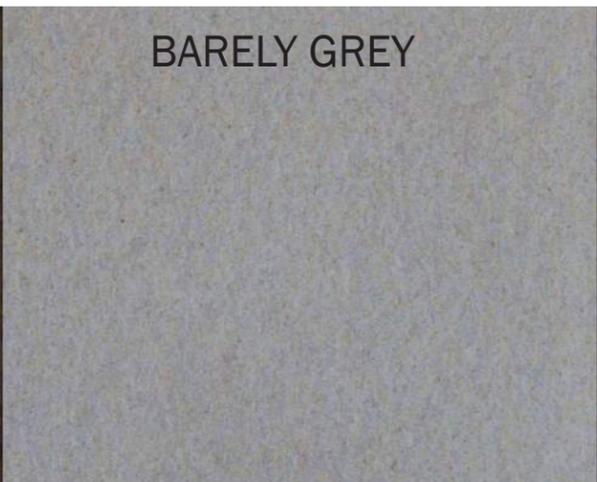
CINNAGOLD DUST



ASPEN WHITE



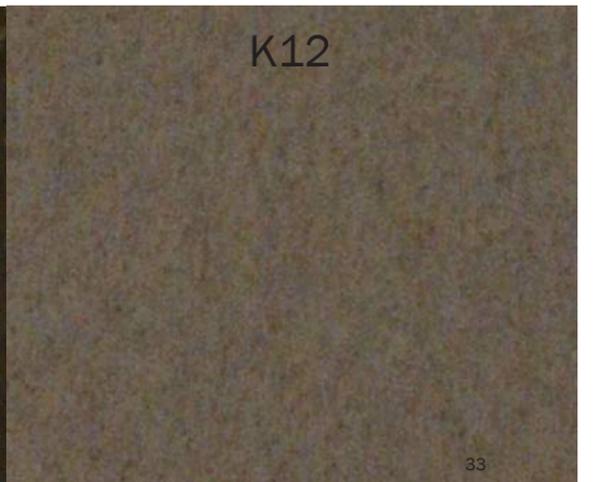
STEEL GREY K12



BARELY GREY



GRAPHITE



K12



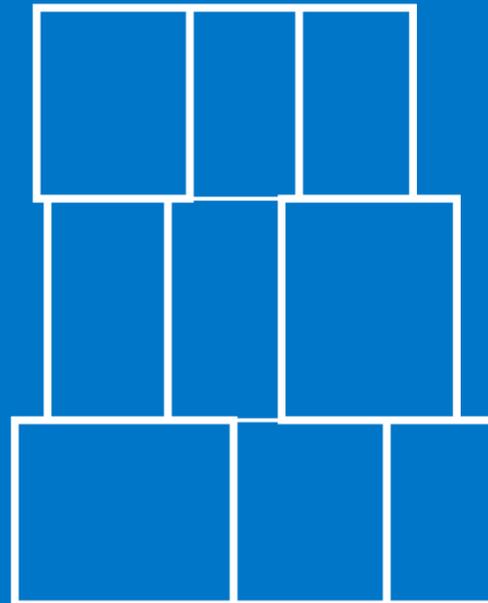
# SCHOOL ENTRY ON 6<sup>TH</sup> AVENUE



# RESIDENTIAL ENTRY ON PACIFIC STREET







OWNER/CLIENT Greenland Forest City Partners

STRUCTURAL DeSimone Consulting Engineers

BUILDING SYSTEMS WSP

GEO-TECH MUESER RUTLEDGE

CIVIL ENGINEER STANTEC

ENVIRONMENTAL DESIGN PALADINO AND COMPANY

ELEVATOR VDA (VAN DEUSEN & ASSOCIATES)

**Marvel Architects**

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